

DRAWN MM CHECKED MM REVISED JAN. 2023 DRAWING & JOB NO. 23-031

WETLANDS LIMIT AS DELINEATED BY
EN-CONSULTANTS, INC. MAY 20,2009

Clearing

Cleared Area= 9,459 s.f.
or 76.3% of Lot Area
Allowable= 65%

Lot Coverage R-2

Area= 2,460 s.f.
or 19.9% of Lot Area
Allowable= 20%

UNAUTHORIZED ALTERATION OR ADDITION
TO THIS SURVEY IS A VIOLATION OF
SECTION 7209 OF THE NEW YORK STATE
EDUCATION LAW.

COPIES OF THIS SURVEY MAP NOT BEARING
THE LAND SURVEYOR'S INKED SEAL OR
EMBOSSSED SEAL SHALL NOT BE CONSIDERED
TO BE A VALID TRUE COPY.

GUARANTEES INDICATED HEREON SHALL RUN
ONLY TO THE PERSON FOR WHOM THE SURVEY
IS PREPARED, AND ON HIS BEHALF TO THE
TITLE COMPANY, GOVERNMENTAL AGENCY AND
LENDING INSTITUTION LISTED HEREON, AND
TO THE ASSIGNEES OF THE LENDING INSTI-
TUTION. GUARANTEES ARE NOT TRANSFERABLE.

THE EXISTENCE OF RIGHTS OF WAY
AND/OR EASEMENTS OF RECORD IF
ANY, NOT SHOWN ARE NOT
GUARANTEED.

Premises known as:

8 Fresh Pond Road, Sag Harbor

Area= 12,389 s.f.

Certified to:

JAMES PHILLIPS & KRISTI ROCHE



Survey of Described Property

situate in the Incorporated
Village of Sag Harbor
Town of Southampton
Suffolk County, New York
District 901 Section 6 Block 5 Lot 43
Scale 1"= 20' Surveyed January 25, 2021

Updated January 17, 2023

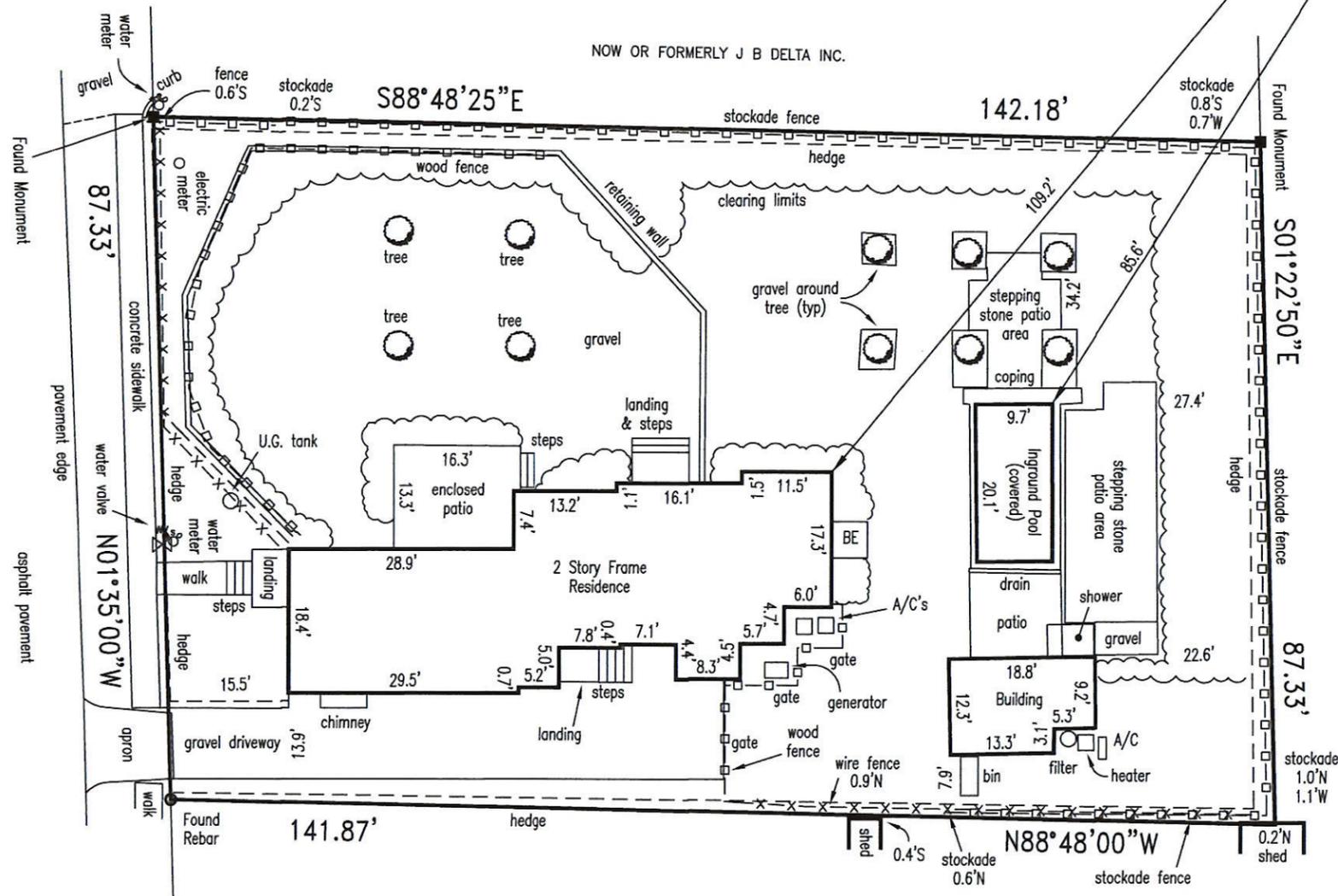
GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.

Fresh Pond Road

South Ferry Road



Michael W. Minto, L.S.P.C.

LICENSED PROFESSIONAL LAND SURVEYOR
NEW YORK STATE LICENSE NUMBER 050871

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